



Madison Heights, Michigan.

Current market data.

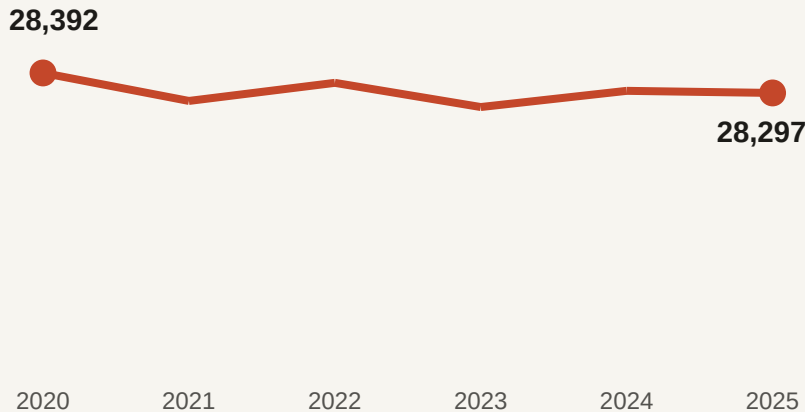
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

**Steady. Within 1% of 2020,
every year since.**

28,297

people, the 39th-largest of Michigan's cities and towns.



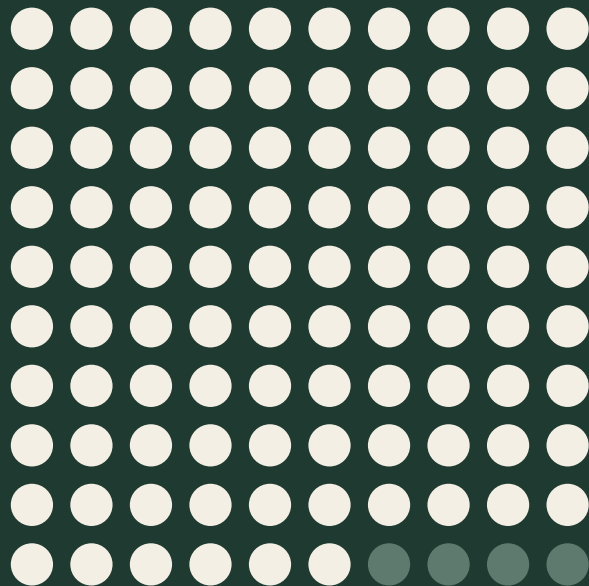
THE WORKDAY

Nearly every job here goes
to someone who lives
somewhere else.

95.8%

of 21,824 jobs located in Madison Heights are filled by
in-commuters.

Source: Census LEHD LODES, 2021



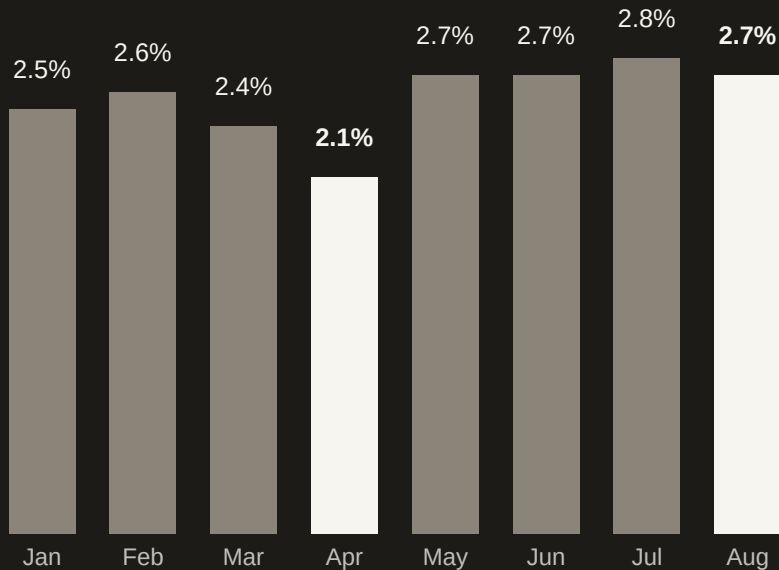
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in April:
2.1%.

2.7%

in August 2026, the latest month released. A year earlier it was 2.2%.

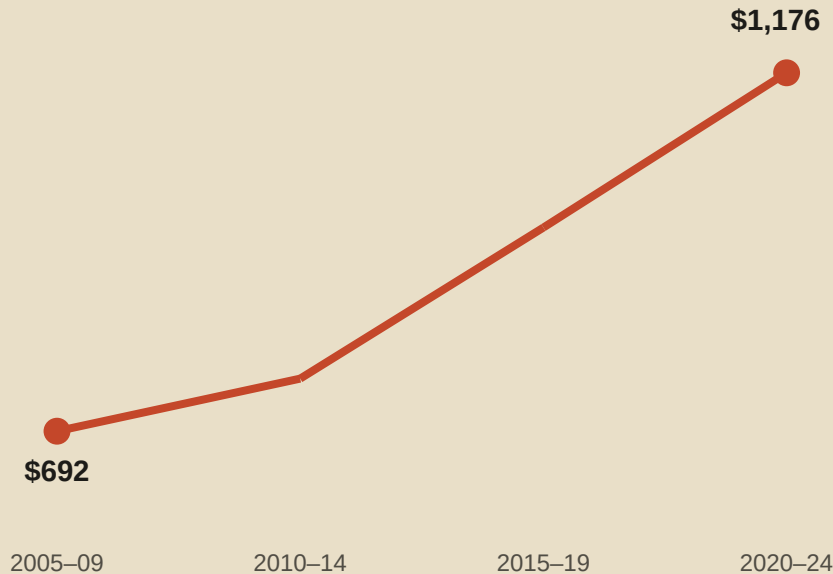


RENT

Median rent is up 70%
since the 2005–2009
survey, before inflation.

\$1,176

a month. Michigan's median is \$1,129.



THE SEAM

Cross one tract line and median rent doubles.

A \$2,265 gap between neighbors, the sharpest rent edge between adjacent tracts in Oakland County.

TRACT 1545

\$936

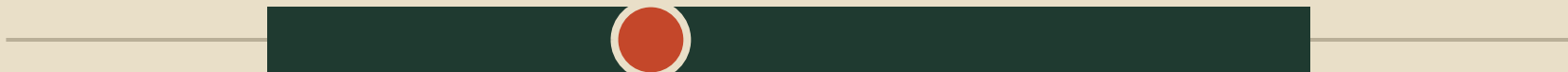
TRACT 1563

\$3,201

ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$993–\$1,490



\$1,176 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

225

homes permitted in ten years,
2016–2025

59%

of those were in multifamily
buildings

96%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.3–1.5% to the 14,872 homes here.

41–218

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



HOME VALUE

A median home costs 14% less than Michigan's.

\$199,100

median home value in Madison Heights.

Madison Heights



Michigan



U.S.



THAT WAS MADISON HEIGHTS'S 2026

Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at [**almanacdata.ai/e/mi/madison-heights/**](https://almanacdata.ai/e/mi/madison-heights/)

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